

058.C

0001

0322.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / 381,400 / 381,400

USE VALUE:

381,400 / 381,400

ASSESSED:

381,400 / 381,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
1		WATERMILL PL, ARLINGTON

OWNERSHIP	Unit #:	322
Owner 1:	GRiffin BONNIE M	
Owner 2:		
Owner 3:		
Street 1:	1 WATERMILL PL #322	
Street 2:		

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476
Cntry:	
Own Occ:	Y
Type:	

PREVIOUS OWNER
Owner 1:
Owner 2:
Street 1:
Twn/City:
St/Prov:
Postal:

NARRATIVE DESCRIPTION
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1988, having primarily Brick Veneer Exterior and 721 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R7 APTS MED
o
n
Census:
Flood Haz:
D
s
t
Gas:

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6040																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	381,400			381,400		153461
							GIS Ref
							GIS Ref
							Insp Date
							10/05/17

PREVIOUS ASSESSMENT								Parcel ID	058.C-0001-0322.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	381,400	0	.	.	381,400	Year end	12/23/2021	
2021	102	FV	376,400	0	.	.	376,400	Year End Roll	12/10/2020	
2020	102	FV	366,500	0	.	.	366,500	366,500 Year End Roll	12/18/2019	
2019	102	FV	344,400	0	.	.	344,400	344,400 Year End Roll	1/3/2019	
2018	102	FV	289,700	0	.	.	289,700	289,700 Year End Roll	12/20/2017	
2017	102	FV	271,500	0	.	.	271,500	271,500 Year End Roll	1/3/2017	
2016	102	FV	271,500	0	.	.	271,500	271,500 Year End	1/4/2016	
2015	102	FV	247,800	0	.	.	247,800	247,800 Year End Roll	12/11/2014	

SALES INFORMATION			TAX DISTRICT			PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	19486-403		11/1/1988		145,000	No	No	Y	

BUILDING PERMITS												ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
10/5/2017									Measured		DGM	D Mann					
5/6/2000										197	PATRIOT						

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 7	- Condo Garden			Full Bath: 2	Rating: Average			Building Number 1.											
Sty Ht: 1	- 1 Story			A Bath: 1	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:														
Foundation: 1	- Concrete			A 3QBth: 1	Rating:														
Frame: 1	- Wood			1/2 Bath: 1	Rating:														
Prime Wall: 8	- Brick Veneer			A HBth: 1	Rating:														
Sec Wall: 6	- Stucco 10%			OthrFix: 1	Rating:														
Roof Struct: 4	- Flat			OTHER FEATURES				RESIDENTIAL GRID											
Roof Cover: 4	- Tar & Gravel			Kits: 1	Rating: Average			1st Res Grid Desc: Line 1 # Units 1											
Color: BRICK				A Kits: 1	Rating:			Level FY LR DR D K FR RR BR FB HB L O											
View / Desir: 1	- 1 Bed			Frl: 1	Rating:			Other											
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper											
Grade: C - Average				CONDOS INFORMATION				Lvl 2											
Year Blt: 1988	Eff Yr Blt:			Location: S - Side				Lvl 1											
Alt LUC:	Alt %:			Total Units:				Lower											
Jurisdict:	Fact: .			Floor: 3 - 3rd Floor				Totals RMS: 3 BRS: 1 Baths: 2 HB											
Const Mod:				% Own: 0.904900014				REMODELING				RES BREAKDOWN							
Lump Sum Adj:				Name: 25 - 6040				Exterior:				No Unit RMS BRS FL							
INTERIOR INFORMATION				DEPRECIATION				Interior:				1 3 1 0							
Avg Ht/FL: STD				Phys Cond: GD - Good 14. %				Additions:											
Prim Int Wal 1	- Drywall			Functional: %				Kitchen:											
Sec Int Wall:	%			Economic: %				Baths:											
Partition: T	- Typical			Special: %				Plumbing:											
Prim Floors: 4	- Carpet			Override: %				Electric:											
Sec Floors:	%			Total: 14.9 %				Heating:											
Bsmnt Flr: 12	- Concrete			CALC SUMMARY				General:				Totals 1 3 1							
Subfloor:				Basic \$ / SQ: 325.00															
Bsmnt Gar: 1				Size Adj.: 1.33217752															
Electric: 3	- Typical			Const Adj.: 0.78125376															
Insulation: 2	- Typical			Adj \$ / SQ: 338.250															
Int vs Ext: S				Other Features: 45252															
Heat Fuel: 3	- Electric			Grade Factor: 1.00															
Heat Type: 6	- Elec Base/B			NBHD Inf: 1.54999995															
# Heat Sys: 1				NBHD Mod:															
% Heated: 100	% AC: 100			LUC Factor: 1.00															
Solar HW: NO	Central Vac: NO			Adj Total: 448152															
% Com Wal	% Sprinkled			Depreciation: 66775															
				Depreciated Total: 381378															
MOBILE HOME				Make: [] Model: [] Serial # [] Year: [] Color: []				PARCEL ID 058.C-0001-0322.0				IMAGE							
SPEC FEATURES/YARD ITEMS																AssessPro Patriot Properties, Inc			
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N				Total Yard Items: []				Total Special Features: []				Total: []							